

068.0

0004

0003.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card /

Total Parcel

608,600 /

608,600

USE VALUE:

608,600 /

608,600

ASSESSED:

608,600 /

608,600

PROPERTY LOCATION**IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
22		GROVE ST PL, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: PAWL EILEEN & JOHN G	
Owner 2:	
Owner 3:	

Street 1: 22 GROVE STREET PLACE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1:

Owner 2:

Street 1:

Twn/City:

St/Prov: Cntry: Type:

Postal:

NARRATIVE DESCRIPTION

This parcel contains 3,554 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1902, having primarily Clapboard Exterior and 1426 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		3554		Sq. Ft.	Site		0	70.	1.48	11									368,635						368,600	

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	3554.000	239,400	600	368,600	608,600		43571
							GIS Ref
							GIS Ref
							Insp Date
							02/07/09

Total Card	0.082	239,400	600	368,600	608,600	Entered Lot Size
Total Parcel	0.082	239,400	600	368,600	608,600	Total Land:
Source:	Market Adj Cost		Total Value per SQ unit /Card:	426.91	/Parcel: 426.9	Land Unit Type:

PREVIOUS ASSESSMENT

Parcel ID 068.0-0004-0003.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	239,400	600	3,554.	368,600	608,600	608,600	Year End Roll	12/18/2019
2019	101	FV	203,300	600	3,554.	368,600	572,500	572,500	Year End Roll	1/3/2019
2018	101	FV	203,300	600	3,554.	247,500	451,400	451,400	Year End Roll	12/20/2017
2017	101	FV	203,300	600	3,554.	237,000	440,900	440,900	Year End Roll	1/3/2017
2016	101	FV	203,300	600	3,554.	215,900	419,800	419,800	Year End	1/4/2016
2015	101	FV	191,700	700	3,554.	173,800	366,200	366,200	Year End Roll	12/11/2014
2014	101	FV	191,700	700	3,554.	155,400	347,800	347,800	Year End Roll	12/16/2013
2013	101	FV	191,700	700	3,554.	147,500	339,900	339,900		12/13/2012

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	19956-526		7/1/1989		165,500	No	No	Y	

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
5/4/2015	431	Inter Fi	35,000						6/1/2015	Permit Insp	PC	PHIL C
									2/7/2009	Meas/Inspect	197	PATRIOT
									1/10/2000	Meas/Inspect	264	PATRIOT
									7/31/1993		KT	

Sign: VERIFICATION OF VISIT NOT DATA _____

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH					
Type: 15 - Old Style	Sty Ht: 2A - 2 Sty +Attic	(Liv) Units: 1	Total: 1	Full Bath: 1	Rating: Average	A Bath:	Rating:					10 5 1	11 FFL (55) 11	5			
Foundation: 3 - BrickorStone	Frame: 1 - Wood	Prime Wall: 2 - Clapboard	Sec Wall: 1 - Wood Shingl	3/4 Bath:	Rating:	A 3QBth:	Rating:	1/2 Bath: 1	Rating: Fair	A HBth:	Rating:	OthrFix:	Rating:				
Roof Struct: 1 - Gable	Roof Cover: 1 - Asphalt Shgl	Color: WHITE	View / Desir:	OTHER FEATURES	Kits: 1 Rating: Average	A Kits:	Rating:	Fpl:	Rating:	WSFlue:	Rating:	1st Res Grid Desc: Line 1 # Units: 1					
GENERAL INFORMATION				CONDO INFORMATION	Location:	Total Units:	Floor:	Level	FY LR DR D K FR RR BR FB HB L O	Other	Upper	Lvl 2	Lvl 1	Lower			
Grade: C - Average	Year Blt: 1902	Eff Yr Blt:	Alt LUC:	% Own:						Totals	RMs: 5	BRs: 2	Baths: 1	HB: 1			
Const Mod:	Lump Sum Adj:	Jurisdct:	Fact: .	Name:													
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN					
Avg Ht/FL: STD	Prim Int Wall: 2 - Plaster	Sec Int Wall:	Partition: T - Typical	Phys Cond: AV - Average	31. %	Functional:	%	Exterior:	No Unit	RMS	BRs	FL	Interior:				
Prim Floors: 3 - Hardwood	Sec Floors:	Total: 31 %	Override:	Economic:	%	Special:	%	Kitchen:	1	5	2		Additions:				
Bsmnt Flr: 12 - Concrete	Subfloor:			Plumbing:		Electric:		Baths:				Heating:					
Bsmnt Gar:	Electric: 3 - Typical			General:								Totals	1 5 2				
CALC SUMMARY				COMPARABLE SALES													
Basic \$ / SQ: 130.00	Size Adj.: 1.35000002	Const Adj.: 0.99989998	Adj \$ / SQ: 175.482	Rate	Parcel ID	Typ	Date	Sale Price									
Other Features: 66250	Grade Factor: 1.00	NBHD Inf: 1.00000000	NBHD Mod:	WtAv\$/SQ:		AvRate:		Ind.Val									
LUC Factor: 1.00	Adj Total: 346921	Depreciation: 107545	Deprecated Total: 239375	Juris. Factor:		Before Depr:	175.48										
% AC:	Central Vac: NO	% Sprinkled:		Special Features: 0		Val/Su Net:	107.98										
Mobile Home	Make:	Model:		Final Total: 239400		Val/Su SzAd	186.01										
SPEC FEATURES/YARD ITEMS								PARCEL ID 068-0-0004-0003.0				IMAGE					
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
2	Frame Shed	D	Y	1 12X20	A	AV	1960		0.00 T	40	101						
7	Pool A-C	D	Y	1 15	A	AV	1980		58.33 T	31.2	101				600		600
More: N	Total Yard Items:	600	Total Special Features:						Total:	600							